

EUCALYPTUS GROVE HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING
JULY 8, 2010 (6:30PM)
AGENDA

1. CALL BOARD MEETING TO ORDER

2. REQUEST BY OWNERS IN ATTENDANCE OR VIA CORRESPONDENCE OR PHONE (unless it's an emergency, it'll be put on next month's agenda)

Each unit has about 3 minutes to address their concern to the Board

3. APPROVAL OF PRIOR MEETING MINUTES

4. TREASURER, OFFICERS & COMMITTEES (Bd to consider recommendations & possibly vote...)

See Financial Statement and/or Balance Sheet;

Operating Expenses about 8% below budget

Planting more trees

5. OLD BUSINESS (Board to consider, review and possibly vote on...)

- List of dry rot repair for Sea View: staircase 7638 to #364
- #219 Ramp request
- #104 (Gardea) moisture in unit;
- 7606 retaining wall, Per Ehlen, rec'd word on 5/6/10 that plans approved by City last week, . To date: Ehlen \$5,538+; Seaview \$1,690+; Earth Systems \$12,914+; Kimble Plumb \$1,232+; City of Goleta \$294+...Per Ehlen, plans submitted to City have been approved; Bids received: RD \$32K; Schipper \$162,362
- Gates – separate system for pool, exercise, and entry
- Fumigation Bldg 7626 by Lenz \$4,615, scheduled for 9/8/10 – 9/10/10
- Legal opinion on answering lenders' questionnaires

6. NEW BUSINESS (Board to consider, review and possibly vote on...)

- Buildings with dark stains
- Setting bait stations around bldg 7628?
- Fumigate 7628 with 7626?
- Recording liens
- Other items to be put on next month's agenda

7. EXECUTIVE SESSION

- Late payers through end of last month (balances of \$500 or more): 10 units
- Foreclosure / Trustee Sale #213 delayed to 6/14/10; Trustee Sale #217 set for 7/12/10
- Slab leak repairs at #247
- Small Claims scheduled for 7/29/10; on bal due (250)

8. ADJOURNMENT (Scheduled meeting – Next Meeting on 8/12/10 @ 6:30PM)

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